



30 Carlton Crescent, Southampton SO15 2EW



Planning Department
Arun District Council
1 Maltravers Road
Littlehampton
West Sussex
BN17 5LF

9th July 2021

Your ref.
Our ref. 16021

Dear Sir / Madam,

DISCHARGE OF CONDITION 5 (FRONT OPENINGS, WINDOWS AND DOORS FOR PLOTS 2-7, 19-21, AND 36-41) OF Y/63/19/RES (PP-10024405)

BONHAMS FIELD, MAIN ROAD, YAPTON, WEST SUSSEX, BN18 0DX

We write to you seeking approval of details and discharge of the above conditions. An electronic copy of the application has been submitted via the planning portal (ref. PP-10024405).

Background

Reserved Matters approval (ref. Y/63/19/RES) was granted in February 2020 for:

Approval of reserved matters following the grant of Y/1/17/OUT for 56 No. dwellings with associated open space & creation of new access. This application affects the character & appearance of the Yapton(Main Road) Conservation Area & affects the setting of listed buildings.

Condition 5: Front openings, windows and doors for plots 2-7, 19-21 and 36-41

Condition 5 states:

No development above damp proof course (DPC) level shall take place unless and until details of the construction and materials of all front openings, windows and doors for plots 2-7, 19-21 & 36- 41 and the front & right hand side openings, windows & doors for plot 1 have been submitted to and approved by the Local Planning Authority and the new windows and doors as approved shall then be constructed in accordance with approved details. The submitted details shall include the style and material of the window frames, the arrangement of glazing bars, the set-back of the frames



Director and Practice Manager: Ian Johnson B.Sc (Hons), M.A., PG Dip UD, MRTP1
Exec Consultants: Graham Beck JP, M.B.A., LL.B.(Hons), B.A.(Hons), Dip.T.P., MRTP1, M.C.M.I.
Mark Luken M.B.A., B.Sc.(Hons) (Hons), Dip.T.P., MRTP1, M.C.M.I.

from the external wall face and the window sills.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of amenity and the setting of the adjacent Listed Buildings by endeavouring to achieve buildings of visual quality in accordance with ALP policies D DM1 & HER DM1 and the National Planning Policy Framework.

Please find enclosed the following drawings providing details of window and door construction and materials:

- Typical detail: Window head sill and jamb in brick elevation Rev P01
- Typical detail: Window head sill and jamb in tiled elevation Rev P01
- General Arrangement Elevations Plots 36, 37: No 0132
- General Arrangement Elevations Plots 38, 39,40, 41: No 0137

The enclosed details show the proposed window frame set back from the face of the brick. The windows and doors will be UPVC leaf and frame.

Please do not hesitate to contact me should you have any queries on the enclosed documents.

Yours Faithfully,



Thomas Wessely
Planning Consultant

